

DIRECT LEASE OR SUBLICENSE



ASKING RATE: \$18.50/SF NNN*

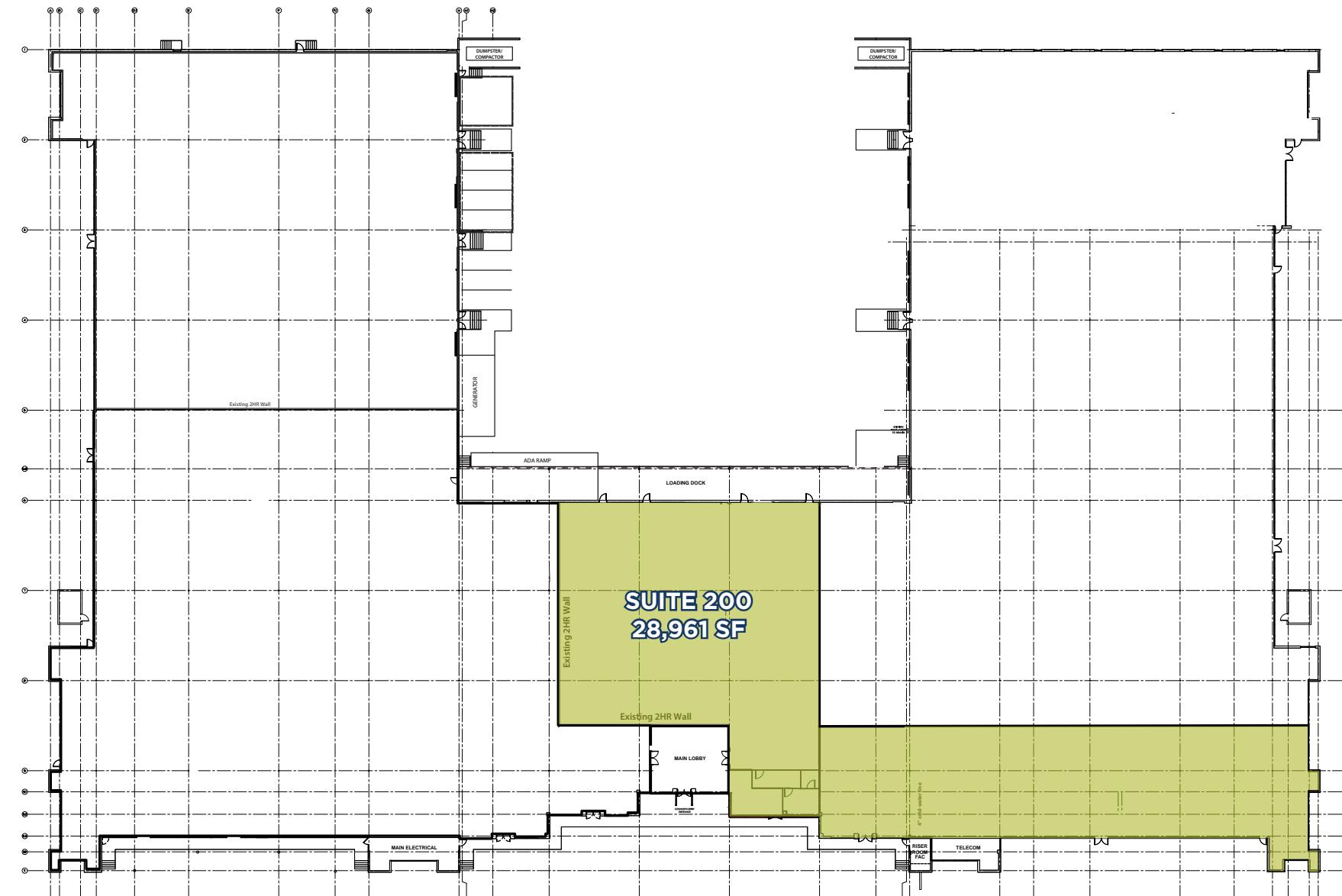
*Includes Substantial TI Allowance for Additional Office Build Out

OPEX: \$4.40 PSF

SPACE HIGHLIGHTS

Suite 200 - 28,961 SF

- 700 SF of Office
- Two (2) Dock Doors
- 22' Clear Height
- 400 amps of 3 Phase 480v Power
- 2.0/1,000 SF Parking Ratio
- Class IV Sprinklers
- Available Immediately



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 **CUSHMAN & WAKEFIELD**